



COMMUNITY DEVELOPMENT DEPARTMENT • BUILDING INSPECTION DIVISION
500 Castro Street • Post Office Box 7540 • Mountain View, California 94039-7540
650-903-6313 • FAX 650-962-8501

BATHROOM REMODEL

SUBMITTAL REQUIREMENTS

Three (3) sets of plans **wet-signed** by the designer/architect, contractor, or homeowner responsible for preparing the plans. All plans submitted shall be on a minimum plan size of 8 1/2" x 11" and **must be legible** to facilitate microfilming as a permanent record after the project is completed. If you have any additional questions contact the Building Inspection Division at (650) 903-6313.

BASIC CODE REQUIREMENTS

- All electrical receptacles shall be GFCI protected.
- Permanently installed light fixtures in bathrooms shall be High-efficacy (fluorescent/LED). Low-efficacy luminaires are allowed **if** they are controlled by a manual-on occupancy sensor. Occupancy sensor must be manual on/off and automatic off. *The maximum time delay to turn off is 30 minutes after the last detected motion. Sensors cannot have an override allowing the light fixture to be continuously on.* (When new lighting is installed.)
- Toilet fixture clearance shall be a minimum of 24" in front of toilet and 15" from centerline of toilet. If existing conditions can not comply, contact the Building Inspection Division.
- Skylights - Operable skylights need to be 10' from plumbing vents or 3' below the vent termination. Skylight installation must provide a roof framing detail and the ICC Listing number for the skylight.
- Shower compartment must have a finished interior area of not less than 1,024 square inches which shall facilitate the minimum diameter of a 30" circle.
- Shower compartments and areas above bathtubs shall be finished with non-absorbent surface, a minimum of 6 feet (72 inches) above the floor.
- Pressure balanced or thermostatic mixing valves are required for shower and tub-shower combination plumbing installations. Additionally, for bathtubs and whirlpool bathtubs, the maximum hot water temperature discharging from the filler spout shall be limited to 120° F., the water heater thermostat shall not be considered a control for meeting this provision.
- Safety glazing is required on windows within tub or shower area when the bottom exposed edge of the glazing is less than 60" inches above a standing or walking surface.
- Exhaust fan is required for purposes of humidity control per *CRC Section R303.3.1, CMC Chapter 4 and CGB Chapter 4, Division 4.5.*

OTHER RELATED HANDOUTS

1. Smoke detector requirements
2. Carbon Dioxide Detector